

Prepared by:

Robert M Draughon, III (#102757)
Griffin, Clift, Everton & Maschmeyer
6489 Quail Hollow Drive #100
Memphis TN 38120
(901) 752-1133
File Number: 2776082

WARRANTY DEED

For and in consideration of the sum of Ten Dollars (\$10.00) cash in hand paid, and other good, legal and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **Leader Five Star Homes, LLC**, GRANTOR, does hereby sell, convey and warrant unto **Francis R. Perez and wife, Yahaira Perez Rodriguez as joint tenants with the full rights of survivorship and not as tenants in common** GRANTEE the following described land and property situated in DeSoto County, Mississippi, being more particularly described as follows, to-wit:

Lot 129, Section B, Laurel Brook Subdivision, situated in Section 29, Township 1 South, Range 5 West, as shown on plat of record in Plat Book 108, Pages 32-33, in the Office of the Chancery Clerk of DeSoto County, Mississippi, to which reference is hereby made for a more particular description of said property.

Indexing Instructions: Lot 129, Section B, Laurel Brook S/D., Sec 29, TS 1S, R 5W, Plat Book 108, Pages 32-33, DeSoto County, MS

The warranty in this deed is subject to rights of ways and easements for public roads and public utilities to building, zoning, subdivision, and health department regulations in effect in DeSoto County, Mississippi, and further subject to all applicable building restrictions and restrictive covenants of record.

It is agreed and understood that taxes for the current year have been pro-rated on an estimated basis. Possession is to be given at closing

GRANTOR:

Leader Five Star Homes, LLC

7990 Trinity Road Suite 202
Cordova, TN 38018

HOME PHONE: N/A

WORK PHONE: 901-466-4040

GRANTEE:

Francis R. Perez

Yahaira Perez Rodriguez

13068 Mingus Lane

Olive Branch, MS 38654

HOME PHONE: 787-356-1808

WORK PHONE: N/A

WITNESS my signature, this the 23rd day of August, 2012.

Leader Five Star Homes, LLC

By: *William N. Griffin, Jr.*

William N. Griffin, Jr.
Assistant Secretary

STATE OF TENNESSEE }
COUNTY OF SHELBY }

Before me , a Notary Public of the state and county, personally appeared **William N Griffin, Jr.**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be **Assistant Secretary** of **Leader Five Star Homes, LLC** a Tennessee limited liability company, the within named bargainor, and that he/she as such **Assistant Secretary**, executed and delivered the foregoing instrument for the purposes therein contained, by signing the name of the said **Leader Five Star Homes, LLC**, a Tennessee limited liability company, by himself/herself as **Assistant Secretary**

WITNESS my hand and seal at office this 23rd day of August, 2012.

My commission expires:
1/28/15

